

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS  
MEMORIAL CHASE COMMUNITY IMPROVEMENT ASSOCIATION, INC.**

**February 12, 2015**

**Fire Station – 9755 Landry**

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**CALL TO ORDER**

President Mikel Fontana called the meeting to order at 7:15 p.m. Board members in attendance were Norma Avila, Linda Bengé, David Kopinitz, Celene Keserich, Drew from Sterling ASI and four residents were in attendance.

**ADOPT AGENDA**

A motion was made, seconded and passed unanimously to adopt the agenda as presented.

**HOMEOWNER/GUEST INPUT**

No homeowner input.

**APPROVAL OF MINUTES**

The minutes of the January 8, 2015 meeting were reviewed and approved as presented.

**MANAGEMENT REPORT**

**Financial** – The board reviewed the financial report for the month ending January 31, 2015.

**Collections** – The board reviewed the current status of the past due accounts as of January 31, 2015.

**Deed Restriction Report** – A review of the area was completed. Three letters will be sent to residents as needed for the various restrictions: Christmas decorations, vehicles/trailers, etc. were noted.

**ACC Applications** – There were no ACC application(s) to review/approve. Residents are reminded that ACC forms must be submitted and approved prior to starting any projects. ACC forms should be submitted with all the required information including color samples. Forms are available online at [www.memorialchasecia.com](http://www.memorialchasecia.com).

**Monthly Invoices** - The board reviewed the monthly invoices and signed the association checks for their payment.

**OLD BUSINESS**

**Pool Plaster Discoloration and Warranty** – Mikel will contact Royce from Southwest Pools for an update.

**2015 Annual Homeowners Meeting** – Meeting notice and proxy documents will be mailed to all residents after Drew confirms the fax # for Sterling ASI. These documents plus the Annual Report will be posted online for all residents to access. The meeting will be held on Thursday, February 12, 2015 at 7:00pm at the Fire Station on Landry.

**Playground Cushioning** –Due to normal wear and tear additional ground cushioning will added around the playground equipment in the first quarter of 2015. The board will obtain a price quote for material and installation for review. Mikel has requested a quote from a local business.

**Annual Mosquito Spraying Contact**– The annual contract for spraying the neighborhood for mosquito between 04/10 and 11/03 was signed for 2015. Full payment for the contract will be processed to take advantage of the 5% discount for full payment. The annual contact cost is \$ 1680.00 plus tax less the 5% discounted – estimated total cost of \$ 1630.20.

**2015 Assessments Collected** – Drew requested to confirm that all remaining 2015 assessments collected should be deposited in the primary checking account. Mikel confirmed that effective 01/01/15 that was correct and that the 2015 assessments collected as of 12/31/14 in the amount of \$ 31,056.67 would be transferred to the primary checking account.

### **NEW BUSINESS**

**2015 Officer Election** – The Board recommended to continue existing positions as is: Mikel Fontana, President-David Kopinitz, Vice President-Celene Keserich, Secretary and Norma Avila, Treasurer – Linda Bengge, Kandace Mobley and Kim Cluff as directors.

**2015 Account Status** - Existing past due accounts with 2015 outstanding association fees will be sent to the attorney.

**Randall's Bonus Program** – A check was received I the amount of \$9.33 from the program.

**Pool Phone** – Phones were purchased to replace the existing phone at the pool area and Mikel reported that the wiring would need to be replaced.

**NEXT MEETING SCHEDULED March 12, 2015 at the Fire Station on Landry**

### **ADJOURN**

With no further business to come before the board, a motion was made, seconded and passed unanimously to adjourn at 7:35 p.m.

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Celene Keserich, Secretary